

SAGINAW COUNTY BUILDING AUTHORITY

REGULAR MEETING MINUTES

Date and Time:	Thursday, January 8, 2026 * 11:00AM
Location:	Saginaw County Governmental Center 111 S. Michigan Avenue, Saginaw, MI 48602 Board Room 200
Council Members Present:	Mary Catherine Hannah, Bill Smith, Leon Turnwald, Tim Novak
Council Members Absent:	AnnMarie Batkoski-Sullivan
Others in Attendance:	Jaime Ceja (Administrator's Office), Kevin Murphy (Dow Event Center), Andrew Klaczkiwicz (IT), Tony DePelsMaeker (Maintenance), Kelly Suppes (Purchasing/Risk), Jessica Sargent (Commission on Aging), Jack Tany (BOC), Terry Gregory (R.C. Hendrick & Son), Jake Golden (Spence), Robert Martin (Spirit Hockey)

- I. **CALL TO ORDER:**
Member Smith called the meeting to order at 11:01.
- II. **PUBLIC COMMENT:** N/A
- III. **APPROVAL OF MEETING MINUTES:**
Member Turnwald made a motion to approve the meeting minutes from December 4, 2025. Member Novak supported. Motion passed (4-0).
- IV. **OPEN ISSUES:**
 1. **THE DOW EVENT CENTER – PHASE 2 CAPITAL IMPROVEMENTS – JAKE GOLDEN, PROJECT MANAGER, SPENCE BROTHERS**
 - a. **Project Update Phase 2 Signage** – Rendering of signage presented. Cost is \$37,832.00. No cost on the sidewalk repairs at this time, MDOT has been unresponsive. Sign will have polycarbonate face plates that can be changed out when necessary. Member Turnwald asked where the power source is. Jake responded it is in the garage, you will see change there but not on the exterior of the building.
Member Smith made a motion to approve the parking garage signage at a cost of \$37,832.00 contingent on an online price comparison done by Jake Golden. Member Turnwald supported. Motion passed (4-0).
 - b. **Other** – N/A
 2. **THE DOW EVENT CENTER – PHASE 3 CAPITAL IMPROVEMENTS – JAKE GOLDEN, PROJCT MANAGER, SPENCE BROTHERS**
 - a. **Project Update** – Jake announced that Jeremy is no longer with Spence, he will manage the project with Ben Owens. The goal is to bring something back to the Building Authority in March, should decisions need to be made before then Jake will communicate with Chair Hannah.
 - b. **Proposal/Contract** - Jake confirmed that he has a signed proposal from Chair Hannah for Phase 3 and will provide if necessary. Jaime advised that she had already forwarded to Koren and Kelly.
 - c. **Sound System** – Delivered today and will be stored until ready for install.
 - d. **Other** – N/A

3. **ELEANOR FRANK SENIOR CENTER - RENOVATIONS PROJECT – TERRY GREGORY, PROJECT MANAGER, R.C. HENDRICK & SON**
 - a. **Project Updates-** All projects are almost complete. Mary Catherine asked about the cooler/freezer siding. Jessica stated that it is functional and looks good and the inspector is good with it.
 - i. **Project A** – Working on flooring, interior cooler/freezer installed. Need exterior freezer ramp.
 - ii. **Project B** - Electrical routing new panel feed to basement happening this week. Working on women's restroom airflow.
 - iii. **Project C** – Complete.
 - b. **Other**
 - i. **EV Charging Stations** – Jessica stated they are waiting on the vendor to run the lines. Member Smith asked if this was reimbursement funding. Jessica stated yes and she was assured that the funds are available. WIFI for outdoors may be necessary and Jessica will work with IT to secure if necessary.
4. **THE DOW EVENT CENTER – KEVIN MURPHY, GENERAL MANAGER, THE DOW EVENT CENTER**
 - a. **Past Event Recap** – Spirit games going well, the trade deadline just passed and some players were traded. They might still make the playoffs. Globetrotters was double the attendance of last year.
 - b. **Upcoming Event Preview** – Wedding expo, bull riding has 2 shows, circus and MLK Jr. day luncheon.
 - i. **Security Complaints** – There was a complaint regarding customer service from security staff. Kevin was aware of a MI state trooper who made a complaint regarding security being rude to him. Both staff were removed and there have been no complaints so far.
 - c. **Operational Updates** –
 - i. Food Drive – Over 500 people showed up.
 - ii. Saginaw United Graduation – Confirmed for next year.
 - d. **New Bookings** – Bob Dylan, Arsenal football single game tickets go on sale this week, Michigan tattoo expo is bringing in large numbers.
 - e. **Other** – N/A
5. **COURTHOUSE – HVAC PROJECT – TONY DEPELSMAEKER, MAINTENANCE DEPARTMENT**
 - a. **Project Update HVAC** – Project overall is going well; Ryan with Remer will issue a new timeline as the one we have is outdated. Third floor air handlers are temporarily connected. The parks sprinkler heads are moved and the ceiling grid is installed, the whole project should be done by end of next week. When vendor is done maintenance will do carpet cleaning and some smaller maintenance items before turning over to Parks the last week of January.
 - b. **Other** – N/A
6. **BAGLEY STREET PROPERTY – KELLY SUPPES, PURCHASING/RISK MANAGER**
 - a. **Purchase Agreement** – Agreement has been signed by the buyers, deposit has been paid and now is contracting with Bill Smith. Bill stated that he gave them significant time to do and Environmental Impact Statement but has not heard whether they will be doing it. Kelly will reach out. Chair Hannah stated that she will work with Koren to determine where the money will go as the Building Authority is not a revenue source.
Member Turnwald made a motion to approve Chair Hannah to determine the best place for the funds to be deposited. Member Smith supported. Motion passed (4-0).

V. NEW ISSUES

1. **Dow Event Center Naming Rights** – Chair Hannah stated that part of the agreement with Legends is that the County approves and signs off, we cannot hold approval unnecessarily. When naming rights were renegotiated with Dow, they could not support the full package that they had previously and gave up some of the rights. There was no document that said as such until Chair Hannah asked Mr. Goslin for one. That document is now awaiting signatures. The County assigns the responsibility to Legends to negotiate the naming rights for the facility but the County still has to sign off, and to be included is a courtesy we would expect to have.
 - a. **Jolt Celebration Room** - Jolt could no longer sponsor the event park so they sponsored the red room and it has been renamed the Jolt Celebration Room. While this information was not provided to the County we still have to sign off on it.
 - b. **Theatre** - Regarding the theatre, the County wanted to keep the name Heritage Theater in the title and at the October BA meeting discussed that. Looking at the agreement, it was signed in September 2025, meaning that the agreement had already been made before the County was advised. Sponsorship monies are split between the Dow and the Spirit. Member Turnwald stated that the Heritage Theatre has been in existence since 1972 and the taxpayers should have input. Chair Hannah stated that Mr. Goslin has offered to install a plaque referencing the Heritage Theatre. Member Novak stated that the bigger issue is that the Authority communicated to the Spirit and Kevin that we were fine changing sponsorship partners, but wanted to preserve the name and to ignore that damages the relationship. To find out about press releases and not be involved or even invited does damage to the relationship between the County and the Spirit. Chair Hannah asked Mr. Martin if he would approach Applied Innovation and ask about preserving the name Heritage Theatre in the name. Mr. Martin stated he would and report back. Member Smith stated that this is a done deal and we now need to see if we can make it work. Going forward there needs to be a methodology and process set. Chair Hannah asked if there is a sponsor for the event park yet. Kevin stated no but that Mr. Goslin has said that he believes Team Once Credit Union will be the sponsor. Meetings are happening next week.
 - c. **Letterhead/Email Signatures** – The Applied Innovation logo will be on items that go out regarding the theatre.
 - d. **Spirit Contract** – The contract is up this summer.

Member Novak made a motion to approve the amended naming rights with the Dow. Member Smith supported. Motion passed. (4-0)

Member Novak made a motion to approve the naming sponsorship agreement for the Jolt Celebration Room. Member Smith supported. Member Turnwald opposed. Motion passed (4-0).

Member Smith made a motion to approve the amended naming rights agreement with Applied Innovation contingent on Robert Martin's response from Applied Innovation regarding preserving the name Heritage Theatre. Member Novak supported. Motion passed (4-0).

VI. NEXT MEETING

1. Next meeting will be held Thursday, February 5, 2026 at 10:30AM.

VII. ADJOURNMENT

1. The meeting was adjourned at 12:10PM.